

**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE
FOR
CUSTER TRAIL CONDOMINIUM ASSOCIATION, INC.**

STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF COLLIN §

Pursuant to the provisions of Section 82.116 of the Texas Property Code, the undersigned condominium owners association hereby records this Condominium Association Management Certificate for Custer Trail Condominiums. This instrument corrects, amends, restates, and entirely replaces all management certificate for this subdivision that were previously recorded in the Real Property Records of Collin County, Texas:

1. The name of the condominium is: Custer Trail.
2. The name of the condominium association: Custer Trail Condominium Association, Inc.
3. The location of the Condominium is: 777 Custer Road, Richardson, Tx 75080.
4. The recording data for the subdivision: See **Exhibit A**.
5. The name and mailing address of the Association:

Custer Trail Condominium Association, Inc.
c/o Neighborhood Management Inc.
1024 S. Greenville Ave, Suite 230
Allen, TX 75002

6. The name, mailing, address, telephone number, and email address of the manager of the Association:

Neighborhood Management, Inc.
Beverly Coghlan
1024 S. Greenville Ave, Suite 230, Allen TX 75002
Phone: 972.359.1548
Email Address: managementcertificate@nmitx.com

7. Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
8. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate:	\$375.00
Transfer Fee:	\$250.00
Optional Inspection Fee:	\$150.00.

[ACKNOWLEDGEMENT PAGE FOLLOWS]

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Condominium Association Management Certificate for the association identified below.

CUSTER TRAIL CONDOMINIUM ASSOCIATION, INC.
a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Beverly Coghlan
Name: Beverly Coghlan

STATE OF TEXAS

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COUNTY OF COLLIN

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This instrument was acknowledged before me on the 23rd day of August, 2023, by Beverly Coghlan, Agent for the Association of CUSTER TRAIL CONDOMINIUM ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks
Notary Public Signature, State of Texas

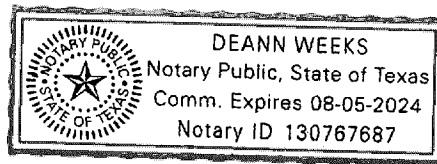


EXHIBIT A

Document	Recording Information
Plats stated in Declaration below	
Declaration of Covenants, Conditions and Restrictions for Custer Trail Condominium – October 5, 1981	Document No.198101940144
Correction to Declaration – April 7, 1983	Document No. 198300719656

**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2023000100450

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: August 31, 2023 09:53 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2023000100450
Receipt Number: 20230831000160
Recorded Date/Time: August 31, 2023 09:53 AM
User: Patricia B
Station: Station 5

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF COLLIN**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.**

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX